

73-27-02-01-002



www.mcpeeklandsurveying.com
email: brian@mcpeeklandsurveying.com
340 Robin Hood Ln., * Zanesville, Oh 43701 * 740.704.6073

**Larry L McCutcheon, Tr. of The Larry McCutcheon Trust dated May 15, 2009
&
Sandra J. McCutcheon, Tr. of The Sandra J. McCutcheon Trust dated May 15, 2009
OR 2219-760
+/-2.36 Ac.**

Situated in the State of Ohio, County of Muskingum, Township of Wayne, being part of the Southeast Quarter of Section 10, Township 12, Range 13, also being a part of the lands now owned by Larry L McCutcheon, Tr. of The Larry McCutcheon Trust dated May 15, 2009 & Sandra J. McCutcheon, Tr. of The Sandra J. McCutcheon Trust dated May 15, 2009 (OR 2219-760) of the Muskingum County Recorders Office more particularly described as follows.

Beginning for reference at the Southeast Corner of the Southeast Quarter of Section 10, also being the southeast corner of said McCutcheon's lands, thence going with said McCutcheon's east line, also being the common line of Section 10, Range 13 and Section 7, Range 12, North 02 degrees 29 minutes 31 seconds East, 67.83 feet to a point and the **principal place of beginning**;

thence leaving said McCutcheon's east line and going through said McCutcheon's lands the following twelve (12) courses:

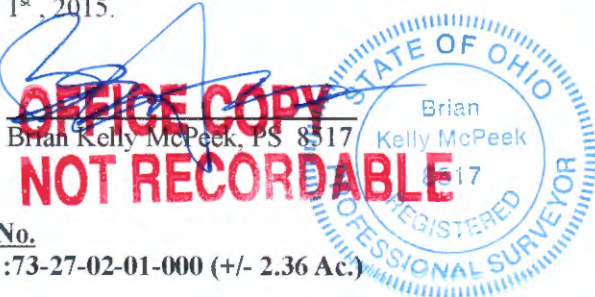
1. North 81 degrees 27 minutes 40 seconds West, 84.24 feet to an iron pin set, passing an iron pin set at 15.18 feet;
2. North 02 degrees 13 minutes 23 seconds East, 218.24 feet to an iron pin set;
3. North 87 degrees 08 minutes 28 seconds West, 803.70 feet to an iron pin set;
4. North 11 degrees 22 minutes 24 seconds East, 50.54 feet to an iron pin set;
5. North 18 degrees 10 minutes 04 seconds East, 172.82 feet to an iron pin set;
6. North 64 degrees 17 minutes 24 seconds East, 97.65 feet to an iron pin set;
7. South 86 degrees 59 minutes 14 seconds East, 62.00 feet to an iron pin set;
8. South 52 degrees 11 minutes 03 seconds East, 92.12 feet to an iron pin set;
9. South 01 degrees 56 minutes 06 seconds West, 160.41 feet to an iron pin set;
10. South 87 degrees 08 minutes 15 seconds East, 574.19 feet to an iron pin set;
11. South 02 degrees 13 minutes 21 seconds West, 222.93 feet to an iron pin set;
12. South 81 degrees 30 minutes 40 seconds East, 34.17 feet to a point on the said common line of Section 10, Range 13 and Section 7, Range 12, passing an iron pin set at 13.47 feet;

thence with said common line of Section 10, Range 13 and Section 7, Range 12, also being the east line of said McCutcheon's lands, South 02 degrees 29 minutes 31 seconds West, 50.29 feet to the point of beginning, containing a total of 2.36 acres more or less, subject to all legal highways and easements of record.

All bearings described herein are based on the Ohio State Plane Grid Coordinates, NAD83, Ohio South per GPS Observation.

All iron pins set are 5/8" rebar, 30" long with identification caps stamped "McPeek PS 8517".

The above described 2.36 acre parcel is based on a field survey made by McPeek Land Surveying on January 1st, 2015.



Parcel No.
Part of :73-27-02-01-000 (+/- 2.36 Ac.)

DESCRIPTION
APPROVED
By: *[Signature]* 2/11/15

2/11/15
Date

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

2/11/15
Date Fee Paid

73-27-02-01-002A

Split

SITUATED IN

The State of Ohio, County of Muskingum,
Township of Wayne and being part of the
Southeast Quarter of Section 10, T12, R13.

BASIS OF BEARING

Bearings are based on State Plane Grid Coordinates,
NAD83, Ohio South, per GPS Observation.

DESCRIPTION
APPROVED
By: *[Signature]* 2/11/2015

PARCEL NO.

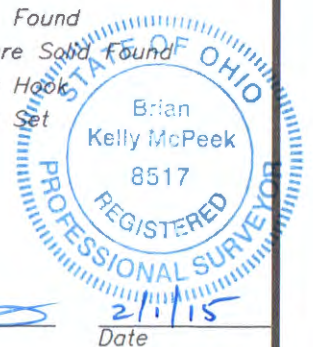
Port of: 73-27-02-01-000(±2.36 Ac.)

REFERENCES

* As Noted on Plat
www.muskingumcountyauditor.org
www.mceo.org
<http://recorder.muskingumcounty.org>

LEGEND

- Iron Pin Found
- 2" Square Solid Found
- Property Hook
- ⊙ Iron Pin Set

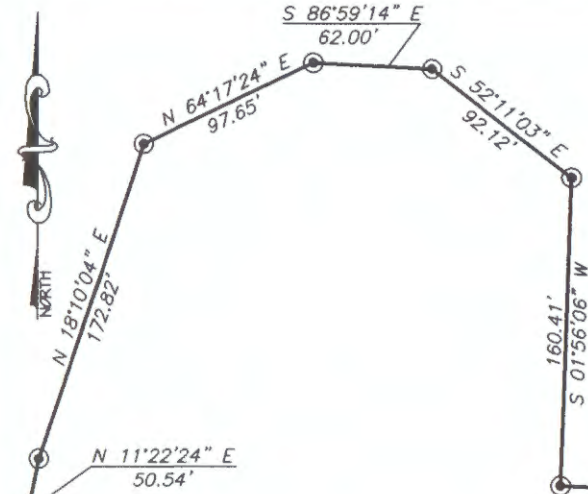


[Signature]
Brian Kelly McPeck
Reg. Surveyor No. 8517

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N 87°08'28" W
803.70'

S 87°08'15" E
574.19'

N 89°04'01" W
20.00'

MILLERS LANE (CR-193) RANGE 13 RANGE 12

S 02°13'21" W
222.93'

N 02°13'23" E
218.24'

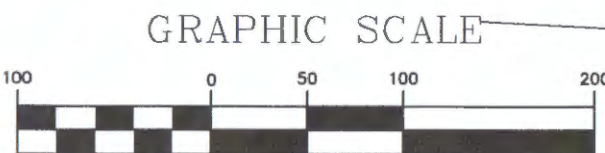
S 02°29'31" W
50.29'

N 81°27'40" W
84.24' (T)

S 81°30'40" E
34.17' (T)

N 02°29'31" E
67.83'

POB



(IN FEET)
1 inch = 100 ft.

Charles J. Myers, III Tr. of The Myers Family Rev. Trust.
DR 1126-115

SE Cor., SE Qtr. Sec. 10

N 86°52'35" W
220.43'
Leonard R. Durst
OR 2215-870

Larry L. McCutcheon, Tr.
of The Larry McCutcheon Trust dated May 15, 2009
&
Sandra J. McCutcheon, Tr.
of The Sandra McCutcheon Trust dated May 15, 2009
OR 2219-760
±2.36 Acres
Part of: 73-27-02-01-000

Larry L. McCutcheon, Tr.
of The Larry McCutcheon Trust dated May 15, 2009
&
Sandra J. McCutcheon, Tr.
of The Sandra McCutcheon Trust dated May 15, 2009
OR 2219-760

Fee Paid

Date



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**Larry L McCutcheon, Tr. of The Larry McCutcheon Trust dated May 15, 2009
&
Sandra J. McCutcheon, Tr. of The Sandra J. McCutcheon Trust dated May 15, 2009
OR 2219-760
+/-0.326 Ac.**

Situated in the State of Ohio, County of Muskingum, Township of Wayne, being part of the Southeast Quarter of Section 10, Township 12, Range 13, also being a part of the lands now owned by Larry L McCutcheon, Tr. of The Larry McCutcheon Trust dated May 15, 2009 & Sandra J. McCutcheon, Tr. of The Sandra J. McCutcheon Trust dated May 15, 2009 (OR 2219-760) of the Muskingum County Recorders Office more particularly described as follows.

Beginning for reference at the Southeast Corner of the Southeast Quarter of Section 10, also being the southeast corner of said McCutcheon's lands, thence going with said McCutcheon's east line, also being the common line of Section 10, Range 13 and Section 7, Range 12, North 02 degrees 29 minutes 31 seconds East, 67.83 feet to a point at the southeast corner of the land now owned by Austin Mahan (OR 2588-17);

thence leaving said McCutcheon's east line and going with the common line of said McCutcheon/Mahan's lands the following three (3) courses:

1. **North 81 degrees 27 minutes 40 seconds West, 84.24 feet** to an iron pin found, passing an iron pin found at 15.18 feet;
2. **North 02 degrees 13 minutes 23 seconds East, 218.24 feet** to an iron pin found;
3. **North 87 degrees 08 minutes 28 seconds West, 803.70 feet** to an iron pin set and the **principal place of beginning**;

thence leaving said common line and going through said McCutcheon's lands the following three (3) courses:

1. **South 01 degrees 56 minutes 06 seconds West, 50.01 feet** to an iron pin set;
2. **North 87 degrees 08 minutes 28 seconds West, 288.05 feet** to an iron pin set;
3. **North 11 degrees 22 minutes 24 seconds East, 50.56 feet** to an iron pin found on said common line of McCutcheon/Mahan's lands;

thence with said common line, **South 87 degrees 08 minutes 28 seconds East, 279.76 feet** to the point of beginning, containing a total of **0.326 acres** more or less, subject to all legal highways and easements of record.

*Not to be used as a separate building site or transferred as an independent parcel in the future without a planning commission approval in accordance with applicable subdivision regulations. **Parcel to be transferred to Auditor's Parcel No.: 73-27-02-01-002.***

All bearings described herein are based on the Ohio State Plane Grid Coordinates, NAD83, Ohio South per GPS Observation.

All iron pins set are 5/8" rebar, 30" long with identification caps stamped "McPeek PS 8517".

The above described **0.326 acre** parcel is based on a field survey made by McPeek Land Surveying on December 4th, 2015.

**OFFICE COPY
NOT RECORDABLE**

Brian Kelly McPeek, PS 8517



Date 12/9/15

Parcel No.

Part of :73-27-02-01-000 (+/- 0.326 Ac.) to be added to 73-27-02-01-002

**DESCRIPTION
APPROVED
By:** [Signature]

**APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR**

Date 12/16/15

Fee Paid

SITUATED IN

The State of Ohio, County of Muskingum,
Township of Wayne and being part of the
Southeast Quarter of Section 10, T12, R13.

ADJOINER STATEMENT

Not to be used as a separate building
site or transferred as an independent
parcel in the future without planning
commission approval in accordance with
applicable subdivision regulations. Parcel
to be transferred to Auditor's Parcel No.:
73-27-02-01-002.

BASIS OF BEARING

Bearings are based on State Plane Grid Coordinates,
NAD83, Ohio South, per GPS Observation.

PARCEL NO.

Part of: 73-27-02-01-000(±0.326 Ac.)

DESCRIPTION
APPROVED

By: *[Signature]*
12/16/15

Split

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

REFERENCES

* As Noted on Plat
www.muskingumcountyauditor.org
www.mceo.org
<http://recorder.muskingumcounty.org>

LEGEND

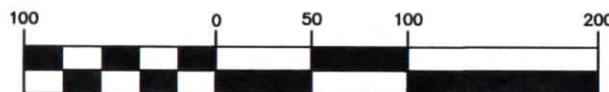
- Iron Pin Found
- 2" Square Solid Found
- Property Hook
- ⊙ Iron Pin Set

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NOT RECORDABLE

Brian Kelly McPeck
Reg. Surveyor No. 8517

Date

GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

Charles J. Myers, III Tr. of The Myers Family Rev. Trust.
DR 1126-115

Leonard R. Durst
OR 2215-870

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Date